

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
SW/S Ellenham Road, North of		
Ruxton Road	*	ZONING COMMISSIONER
7820 Ellenham Road		
9 <sup>th</sup> Election District	*	OF BALTIMORE COUNTY
4 <sup>th</sup> Councilmanic District		
Stephen D. Lincoln, et ux	*	CASE NO. 99-292-A
Petitioners		

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Stephen D. Lincoln and Debbie W. Lincoln, his wife, property owners, for that property known as 7820 Ellenham Road in the Towson section of Baltimore County. The Petitioners seek a variance from Section 400.1 of the Baltimore County Zoning Regulations (BCZR), to allow an accessory structure (swimming pool) to be located in the side yard in lieu of the required rear yard. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition for Administrative Variance.

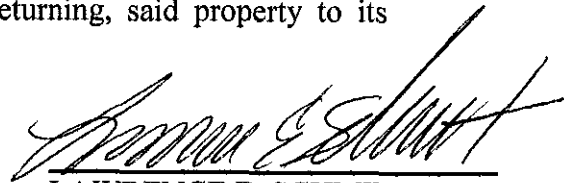
The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the BCZR, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County, this 5<sup>th</sup> day of March 1999, that the Petition for an Administrative Variance from Section 400.1 of the Baltimore County Zoning Regulations (BCZR), to allow an accessory structure (swimming pool) to be located in the side yard in lieu of the required rear yard, be and is hereby GRANTED, subject, however, to the following restriction which are conditions precedent to the relief granted herein:

1. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.



LAWRENCE E. SCHMIDT  
ZONING COMMISSIONER FOR  
BALTIMORE COUNTY

LES:mmn

RECEIVED  
3/5/99  
By: [Signature]



Baltimore County  
Zoning Commissioner  
Office of Planning

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386

March 4, 1999

Mr. and Mrs. Stephen D. Lincoln  
7820 Ellenham Road  
Towson, Maryland 21204

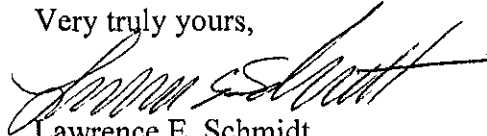
RE: Petition for an Administrative Variance  
Case No. 99-292-A  
Location: 7820 Ellenham Road

Dear Mr. and Mrs. Lincoln:

Enclosed please find the decision rendered in the above captioned case. The Petition for Administrative Variance has been granted, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the County Board of Appeals. If you require additional information concerning filing an appeal, please feel free to contact our Appeals Clerk at AC-410-887-3391.

Very truly yours,

  
Lawrence E. Schmidt  
Zoning Commissioner

LES:mmn  
Encl.  
Copy:  
Bob Jackson Landscapes, Inc.  
11436 Cronridge Drive, Suite H  
Owings Mills, Maryland 21117



# Petition for Administrative Variance

## to the Zoning Commissioner of Baltimore County

7820 ELLENHAM ROAD  
for the property located at TOWSON, MD 21204

which is presently zoned DR.1

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.1 To allow an accessory structure (swimming pool) to be located in the side yard in lieu of the required rear yard.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

### Contract Purchaser/Lessee:

Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Attorney For Petitioner:

Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Company \_\_\_\_\_  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Legal Owner(s):

STEPHEN D. LINCOLN  
Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
DEBBIE W. LINCOLN  
Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
7820 ELLENHAM RD. (W) 410 339-7626  
Address (H) Telephone No. \_\_\_\_\_  
TOWSON MD 21204  
City State Zip Code \_\_\_\_\_

### Representative to be Contacted:

BOB JACKSON LANDSCAPES, INC.  
Name \_\_\_\_\_  
11436 CRONRIDGE DR., SUITE H  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
OWINGS MILLS, MD 21117 (O) 410 356-1620  
City State Zip Code \_\_\_\_\_  
ATTN: LLOYD MARTIN

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this \_\_\_\_\_ day of \_\_\_\_\_ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

NOTED  
BY THE ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
ON \_\_\_\_\_  
AT \_\_\_\_\_

CASE NO. 99-292-A

REV 9/15/98

Zoning Commissioner of Baltimore County

Reviewed By [Signature] Date 2-2-99  
Estimated Posting Date 2-14-99

2/14 3/1

# Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at

7820 ELLENHAM ROAD  
Address  
TOWSON, MD 21204  
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

The Baltimore County Zoning Regulations cannot be met for a swimming pool in the backyard of this property for the following reasons:

- 1) A steep hillside(1:1 slope) in close proximity to backyard of residence prevents the installation of a swimming pool.
- 2) The severe natural topography impacts the usefulness of the property for siting a swimming pool as compared to surrounding properties terrain.
- 3) The severe slope will cause undue hardship necessitating extensive engineering for retaining walls, drainage systems, soil stabilization, and a reinforced pool shell.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Signature

STEPHEN D. LINCOLN

Name - Type or Print

Signature

DEBBIE W. LINCOLN

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this First day of February, 1999, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Stephen D. Lincoln and Debbie W. Lincoln

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

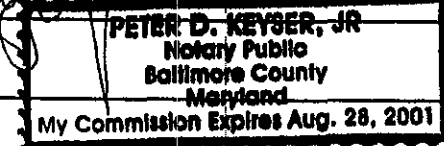
AS WITNESS my hand and Notarial Seal

Date

February 1, 1999

Notary Public

Commission Expires



REU 09/15/98

# Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at

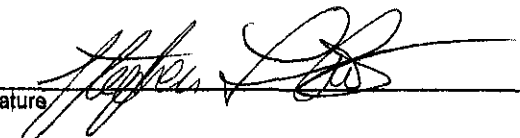
7820 ELLENHAM ROAD  
Address  
TOWSON, MD 21204  
City State Zip Code

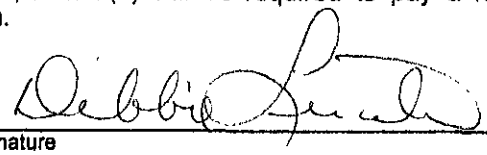
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The Baltimore County Zoning Regulations cannot be met for a swimming pool in the backyard of this property for the following reasons:

- 1) A steep hillside(1:1 slope) in close proximity to backyard of residence prevents the installation of a swimming pool.
- 2) The severe natural topography impacts the usefulness of the property for siting a swimming pool as compared to surrounding properties terrain.
- 3) The severe slope will cause undue hardship necessitating extensive engineering for retaining walls, drainage systems, soil stabilization, and a reinforced pool shell.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

  
Signature  
STEPHEN D. LINCOLN  
Name - Type or Print

  
Signature  
DEBBIE W. LINCOLN  
Name - Type or Print

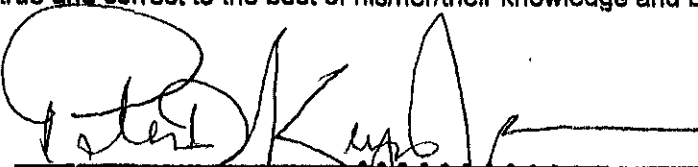
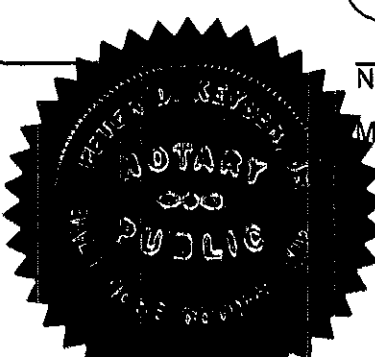
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 15<sup>th</sup> day of February, 1999, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Stephen D. LINCOLN and Debbie W. LINCOLN  
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

2/1/99  
Date

  
Notary Public  
My Commission Expires  
  
PETER D. KEYSER, JR.  
Notary Public  
Baltimore County  
Maryland  
My Commission Expires Aug. 28, 2001

RECV 09/15/98



# Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

7820 ELLENHAM ROAD  
for the property located at TOWSON, MD 21204

which is presently zoned DR-1

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.1 To allow an accessory structure (swimming pool) to be located in the side yard in lieu of the required rear yard.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

## Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

## Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

## Legal Owner(s):

STEPHEN D. LINCOLN  
Name - Type or Print

Signature

DEBBIE W. LINCOLN  
Name - Type or Print

Signature

7820 ELLENHAM RD. (W) (H) 410 339-7626  
Address Telephone No.

TOWSON MD 21204  
City State Zip Code

## Representative to be Contacted:

BOB JACKSON LANDSCAPES, INC.  
Name

11436 CRONRIDGE DR., SUITE H

Address Telephone No.

OWINGS MILLS, MD 21117 (O) 410 356-1620  
City State Zip Code

ATTN: LLOYD MARTIN

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this day of regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO.

99-292-A

Reviewed By

Date

2-2-99

Estimated Posting Date

2-14-99

REV 9/15/98

## ZONING DESCRIPTION

Zoning description for: 7820 Ellenham Road  
Towson, MD 21204

As recorded in Deed Liber 6650, Folio 760 : Beginning at a concrete monument set at N.25 50' 0" W.39.2' from point S.81 20' 40" E.341.0 ft., N.11 41' 20" E.4.0 ft., N.5 26' 20" W.50.0 ft., N.2 41' 20" W.50.0 ft., N.13 41' 20" W.50.0 ft., N.17 11' 20" W.50.0 ft., N.21 41' 20" W.70.0 ft., N.30 41' 20" W.50.0 ft., N.34 26' 20" W.50.0 ft., N.38 26' 20" W.50.0 ft., N.44 26' 20" W.27.02 ft., S.72 15' 40" W.254.98 ft., N.72 15' 40" E.2.03 ft., S.38 14' 10" W.137.55 ft., S.55 30' 30" E.17.71 ft., S.49 30' 30" E.50.0 ft., S.43 30' 30" E.50.0 ft., S.37 30' 30" E.50.0 ft., S.34 30' 30" E.63.4 ft. to the place of beginning.

292

99-292-A



# CERTIFICATE POSTING

*zoning Commission  
has his copy*

RE: Case No.:

*AD MIN*  
*99-292-A*

Petitioner/Developer:

*CLARK, ETAL*

Date of Hearing/Closing:

*3/1/99*

Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at *# 7820 ELLENHAM RD.*

The sign(s) were posted on

*2/13/99*

(Month, Day, Year)

Sincerely,

*Patrick M O'Keefe* *2/20/99*  
(Signature of Sign Poster and Date)

*PATRICK M. O'KEEFE*

(Printed Name)

*523 PENNY LANE*

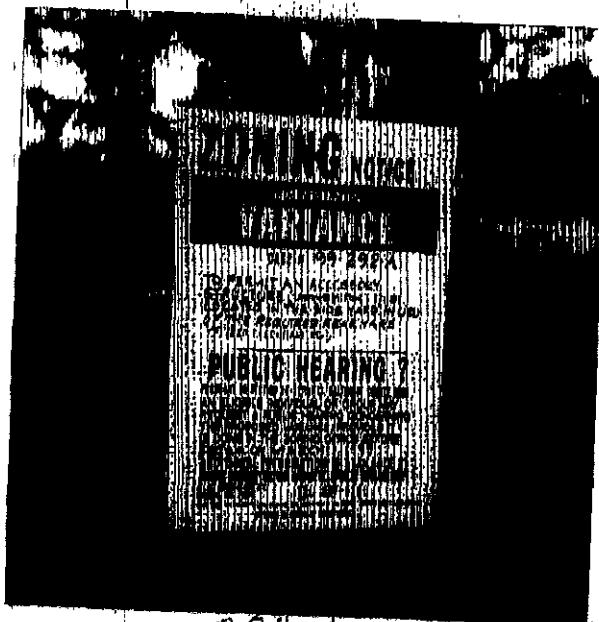
(Address)

*HUNT VALLEY, MD. 21030*

(City, State, Zip Code)

*410-666-5366 ; CELL 410-905-8571*

(Telephone Number)



*292-A*  
*7820 ELLENHAM RD.*

BALTIMORE COUNTY, MAF AND  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

Item No. 292 062350

DATE 2-2-99 ACCOUNT R-001-6150

AMOUNT \$ 50.00

RECEIVED FROM: Mr + Mrs. Lincoln

FOR: Residential Variance Filing Fee  
# 7820 Ellenham Rd (21204)

DISTRIBUTION  
WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

PROCESS ACTUAL TIME  
2/02/1999 2/02/1999 09:32:56

R/G WSOB CASHIER LSN LYS DRAWER

5 MISCELLANEOUS CASH RECEIPT

Receipt # 093905

CR NO. 062353

50.00 CHECK

Baltimore County, Maryland

CASHIER'S VALIDATION

**ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES**

Case Number 99- 292-A -A

Address 7820 ~~Lincoln~~ Ellenham Rd. (21204)

Contact Person: John Sullivan  
Planner, Please Print Your Name

Phone Number: 410-887-3391

Filing Date: 2-2-99

Posting Date: 2-14-99

Closing Date: 3-1-99

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

**Petitioner: This Part of the Form is for the Sign Poster Only**

**USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT**

Case Number 99- 292 -A

Address 7820 Ellenham Rd.

Petitioner's Name S. D. Lincoln

Telephone (410) 339-7626

Posting Date: 2-14-99

Closing Date: 3-1-99

Wording for Sign: To Permit an accessory structure (swimming pool) to be located in the side yard in lieu of the required rear yard



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of which, lies with the petitioner/applicant) and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

\_\_\_\_\_  
ARNOLD JABLON, DIRECTOR

-----  
For newspaper advertising:

Item No.: 292

Petitioner: STEPHEN & DEBBIE LINCOLN

Location: 7820 ELLENHAM ROAD TOWSON, MD 21204

PLEASE FORWARD ADVERTISING BILL TO:

NAME: STEPHEN & DEBBIE LINCOLN

ADDRESS: 7820 ELLENHAM ROAD  
TOWSON, MD 21204

PHONE NUMBER: 410 339-7626

AJ:ggs

(Revised 09/24/96)

99-292-A



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
pdmlandacq@co.ba.md.us

March 1, 1999

Mr. Lloyd Martin  
Bob Jackson Landscapes, Inc.  
11436 Cronridge Drive, Suite H  
Owings Mills, MD 21117

RE: Case No.: 99-292-A  
Petitioner: Stephen D. Lincoln, et ux  
Location: 7820 Elleham Road

Dear Mr. Martin:

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM), on February 14, 1999.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency.

Very truly yours,

*W. Carl Richards Jr.*  
W. Carl Richards, Jr.  
Zoning Supervisor  
Zoning Review

WCR:ggs

Enclosures

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT  
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director  
Permits and Development Management

DATE: 2/25/99

FROM: R. Bruce Seeley, Project Manager RBS/JP  
Development Coordination  
DEPRM

SUBJECT: Zoning Advisory Committee

Distribution Meeting Date: 2/15/99

The Department of Environmental Protection and Resource Management has  
**no comments** for the following Zoning Advisory Committee Items:

Item #'s:	290	300
	291	301
	292	302
	293	303
	294	
	295	
	296	



**Baltimore County  
Fire Department**

700 East Joppa Road  
Towson, Maryland 21286-5500  
410-887-4500

Arnold Jablon, Director  
Chief of Administration and Development Management  
Baltimore County Office Building  
Towson, MD 21204  
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF FEBRUARY 15, 1999

Item No.: SEE BELOW Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

2. The Fire Marshal's Office has no comments at this time in reference to the following item numbers:

291, (292), 293, 294, 295, 296, 297, 299, 300, AND 303

REVIEWER: LT. ROBERT P. SAUERWALD

Fire Marshal Office, PHONE 837-4881, MC-1102F

cc: File

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



Printed with Soybean Ink  
on Recycled Paper

B A L T I M O R E   C O U N T Y,   M A R Y L A N D

I N T E R O F F I C E   C O R R E S P O N D E N C E

TO:            Arnold Jablon, Director  
              Department of Permits & Development  
              Management

Date: February 23, 1999

FROM: *RWB* Robert W. Bowling, Supervisor  
              Bureau of Developer's Plans Review

SUBJECT: Zoning Advisory Committee Meeting  
          for February 22, 1999  
          Items Nos. 291, 292, 293, 294, 295, 296,  
                      300, 301, 303 and Case No. 99-280-X

The Bureau of Developer's Plans Review has reviewed the subject zoning items, and we have no comment.

RWB:HJO:cab

cc: File

ZONE0222.NOC



A.V.  
3/1

**BALTIMORE COUNTY, MARYLAND**  
**INTER-OFFICE CORRESPONDENCE**

**TO:** Arnold Jablon, Director  
Department of Permits  
and Development Management

**Date:** February 16, 1999

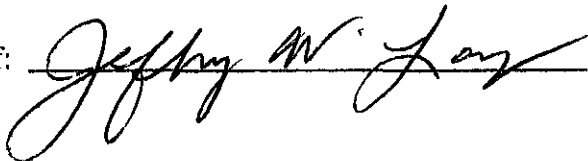
**FROM:** Arnold F. 'Pat' Keller, III, Director  
Office of Planning

**SUBJECT:** Zoning Advisory Petitions

The Office of Planning has no comment on the following petition (s):  
Item No (s): 292, 295, 296, and 299

If there should be any questions or this office can provide additional information, please  
contact Jeffrey Long in the Office of Planning at 410-887-3480.

Section Chief:



AFK/JL



**Maryland Department of Transportation**  
**State Highway Administration**

Parris N. Glendening  
Governor

John D. Porcari  
Secretary

Parker F. Williams  
Administrator

Date: 2.16.99

Ms. Gwen Stephens  
Baltimore County Office of  
Permits and Development Management  
County Office Building, Room 109  
Towson, Maryland 21204

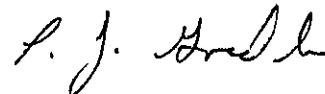
RE: Baltimore County  
Item No. 292 JJS

Dear Ms Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

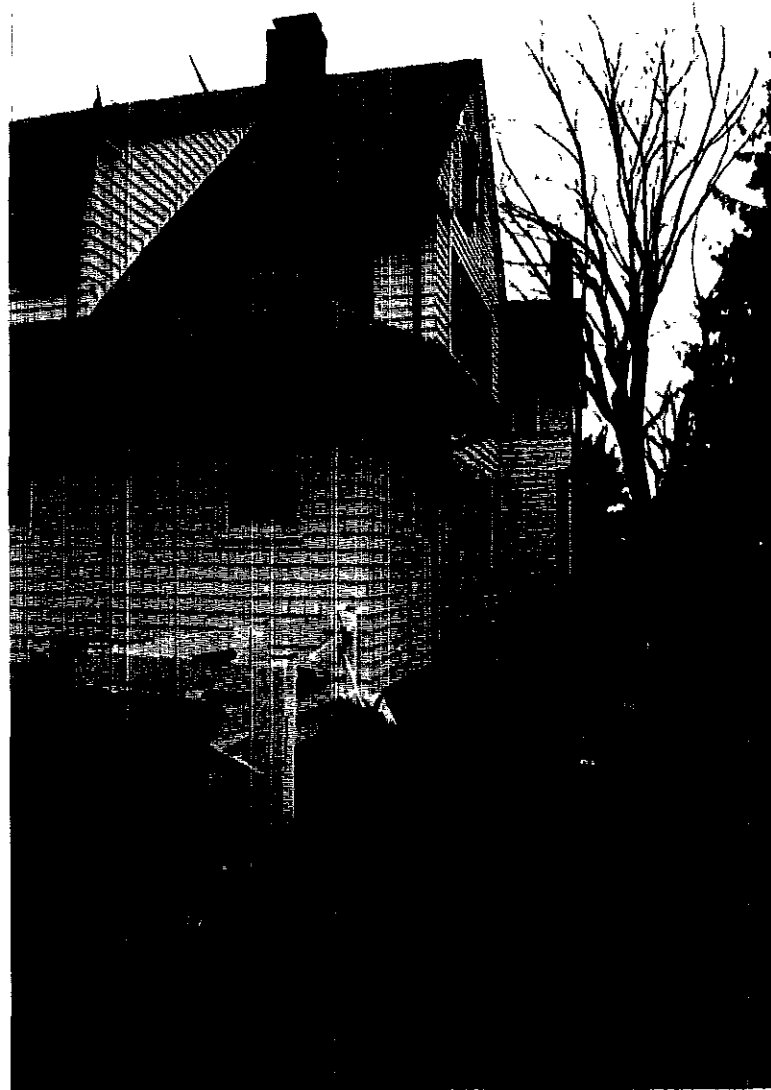
Very truly yours,

  
for Michael M. Lenhart, Acting Chief  
Engineering Access Permits Division

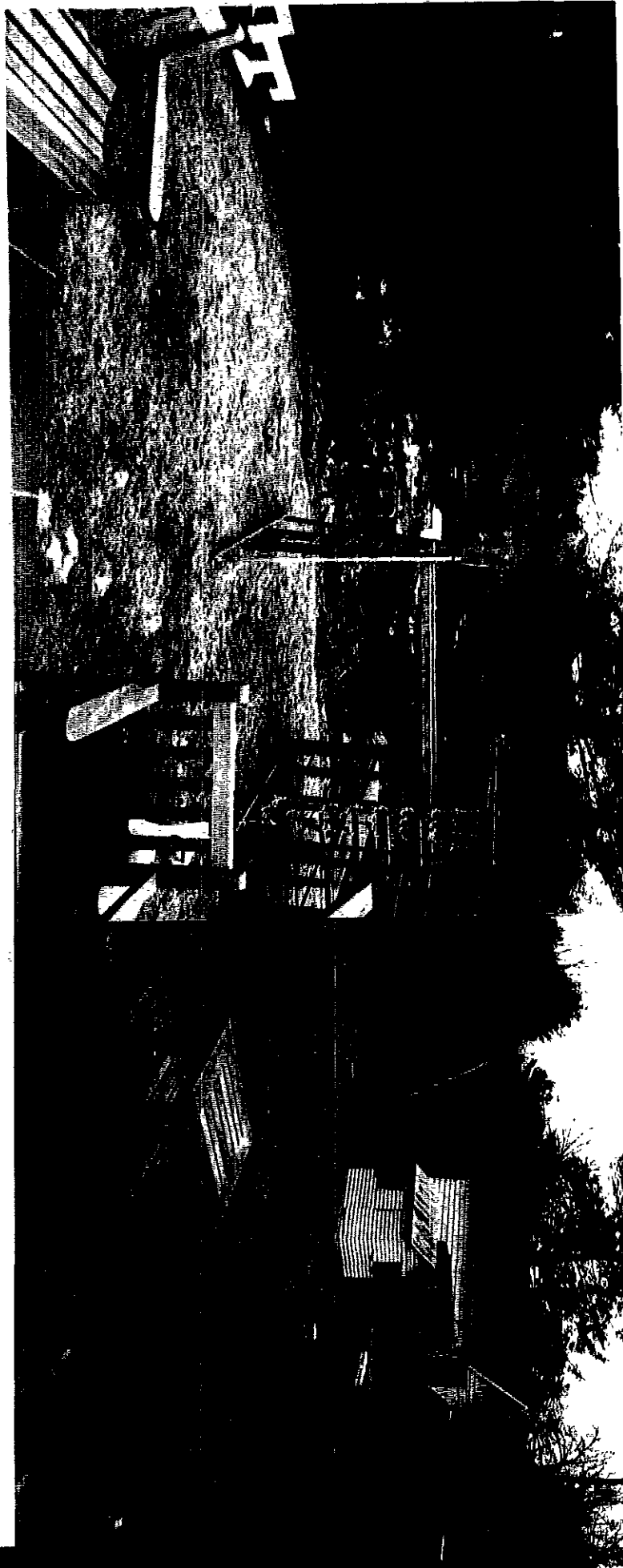
My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free


Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202



99-292-A



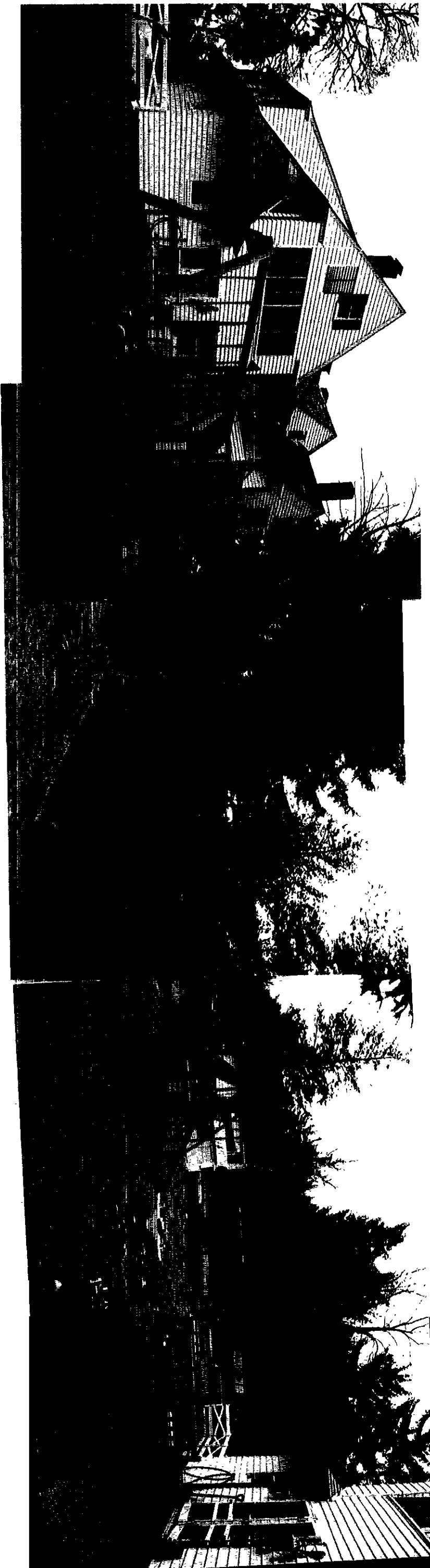
99-292-A



99-292-A



99.292-A



99-292-A

PLAT TO ACCOMPANY PETITION FOR ZONING

☒ VARIANCE

☐ SPECIAL HEARING

PROPERTY ADDRESS: 7820 ELENHAM ROAD

SUBDIVISION NAME: N/A

PLAT BOOK # N/A FOLIO # N/A LOT # N/A SECTION # N/A

OWNER: STEPHEN & DEBBIE LINCOLN

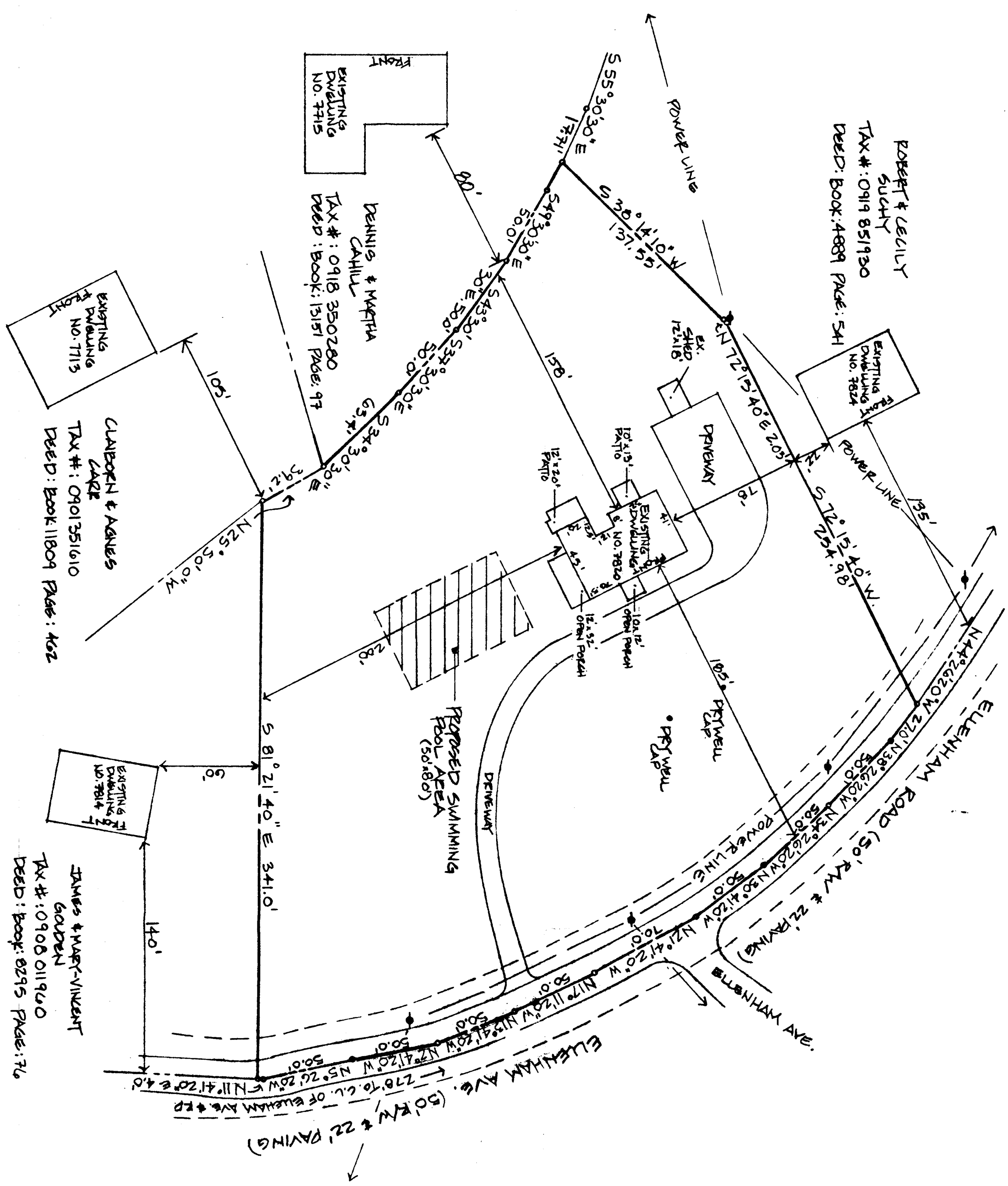
TAX #: 0906201420  
DEED: BOOK 7450 PAGE: 547  
LIBER: 6650 FOLIO: 760

ROBERT & JULIET  
SUZUKI  
TAX #: 0919 851930  
DEED: BOOK 4089 PAGE: 541

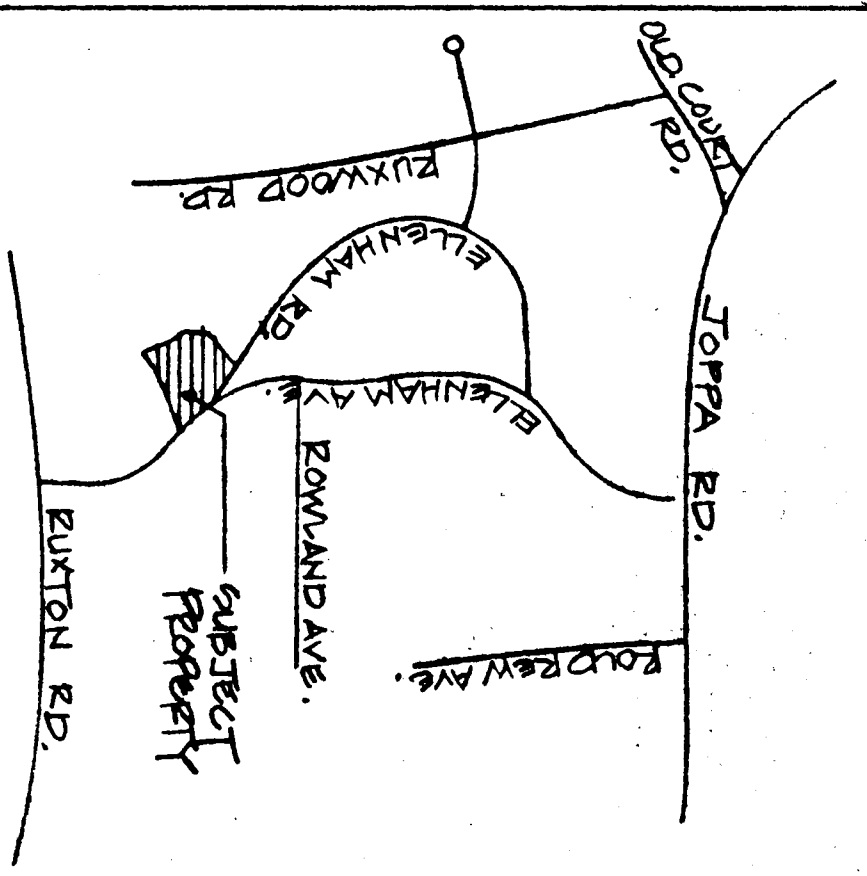
EXISTING DWELLING NO. 7715  
BEANIE & MARTHA  
CAHILL  
TAX #: 0918 350280  
DEED: BOOK 1317 PAGE: 97

EXISTING DWELLING NO. 7713  
CLAIBORN & AGNES  
CARR  
TAX #: 0901 351610  
DEED: BOOK 11809 PAGE: 462

EXISTING DWELLING NO. 7814  
JAMES & MARTHA VINCENT  
GARDEN  
TAX #: 0906 011960  
DEED: BOOK 8295 PAGE: 76



*Handwritten signature/initials*



VICINITY MAP  
SCALE: 1"=1000'

LOCATION INFORMATION

COUNCILMANIC DISTRICT: 4  
ELECTION DISTRICT: 9  
1"=200' SCALE MAP #: NW-BIO EUXTON  
ZONING: DR.-1  
LOT SIZE: 2.94 ACRES 128,000 SQ. FT.

SEWER: ☐ PUBLIC ☒ PRIVATE  
WATER: ☒ YES ☐ NO  
CHESAPEAKE BAY: ☐  
CRITICAL AREA: ☒

PRIOR ZONING HEARINGS: NONE

ZONING OFFICE USE ONLY

REVIEWED BY: ITEM #1 CASE #1

*Handwritten signature* 292

99-292-A

NORTH  
DATE: 1/25/99  
PREPARED BY: BOB JACKSON LANDSCAPE S, INC.  
SCALE: 1"=50'-0"



Q-NE  
S-SE

**1986 CONFIDENTIAL EVIDENCE OF  
ADULTERY  
THE BALTIMORE COUNTY COURT  
OF 1986 R.S. 1006**

**BALTIMORE COUNTY  
OFFICE OF PLANNING AND ZONING  
OFFICIAL ZONING MAP**

SCALE	1" = 200' ±
DATE OF PHOTOGRAPHY	JANUARY 1986

RUXTON

SHEET

**N.A.**

50

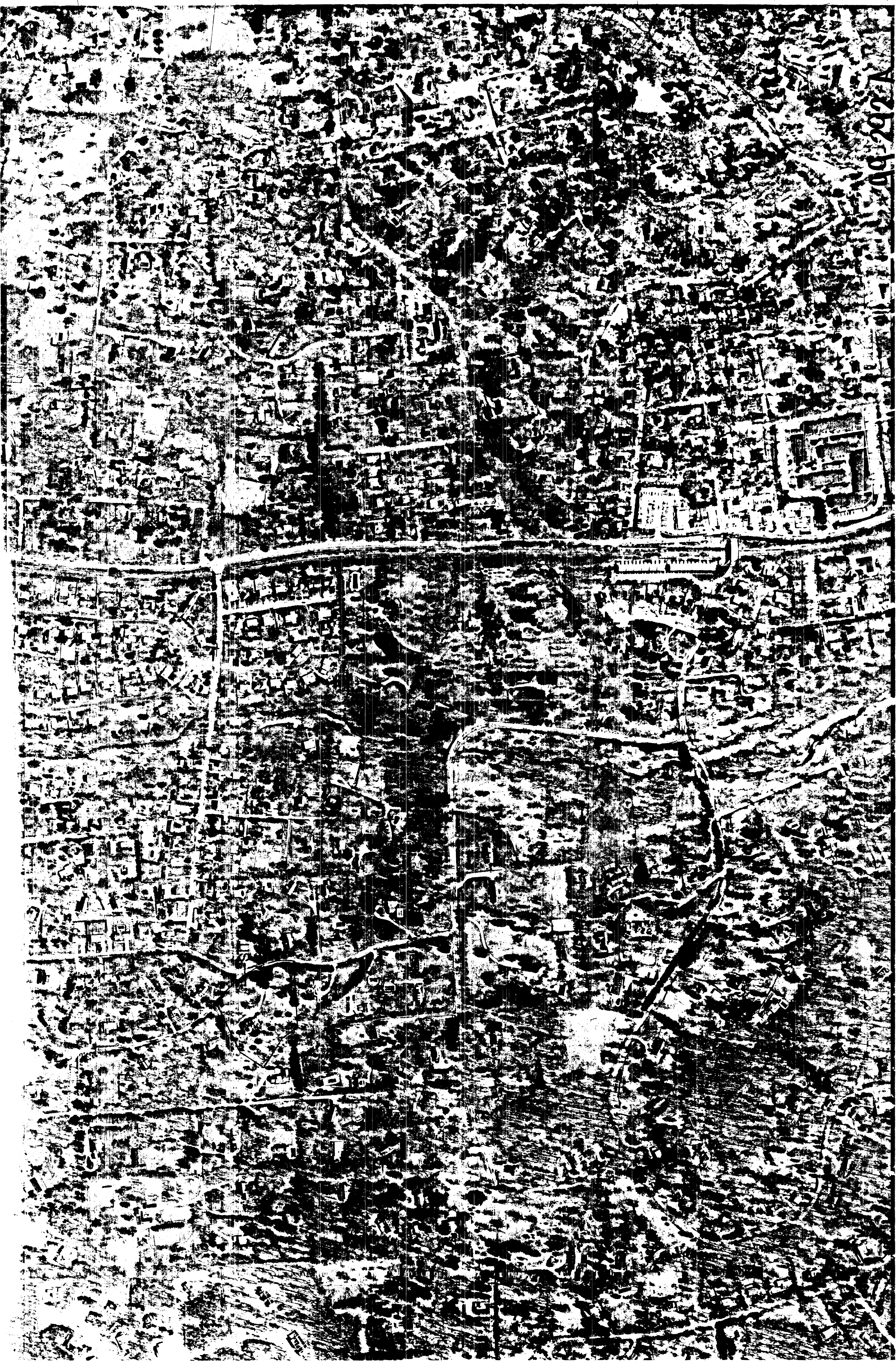
D-01

99-292-A



#282

MICROFILMED



SCALE 1" = 200'		LOCATION RUXTON	SHEET NW 10-B
DATE OF PHOTOGRAPHY JANUARY 1986			

BALTIMORE COUNTY  
OFFICE OF PLANNING AND ZONING  
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.  
MARTINSBURG, W. V. 25401